

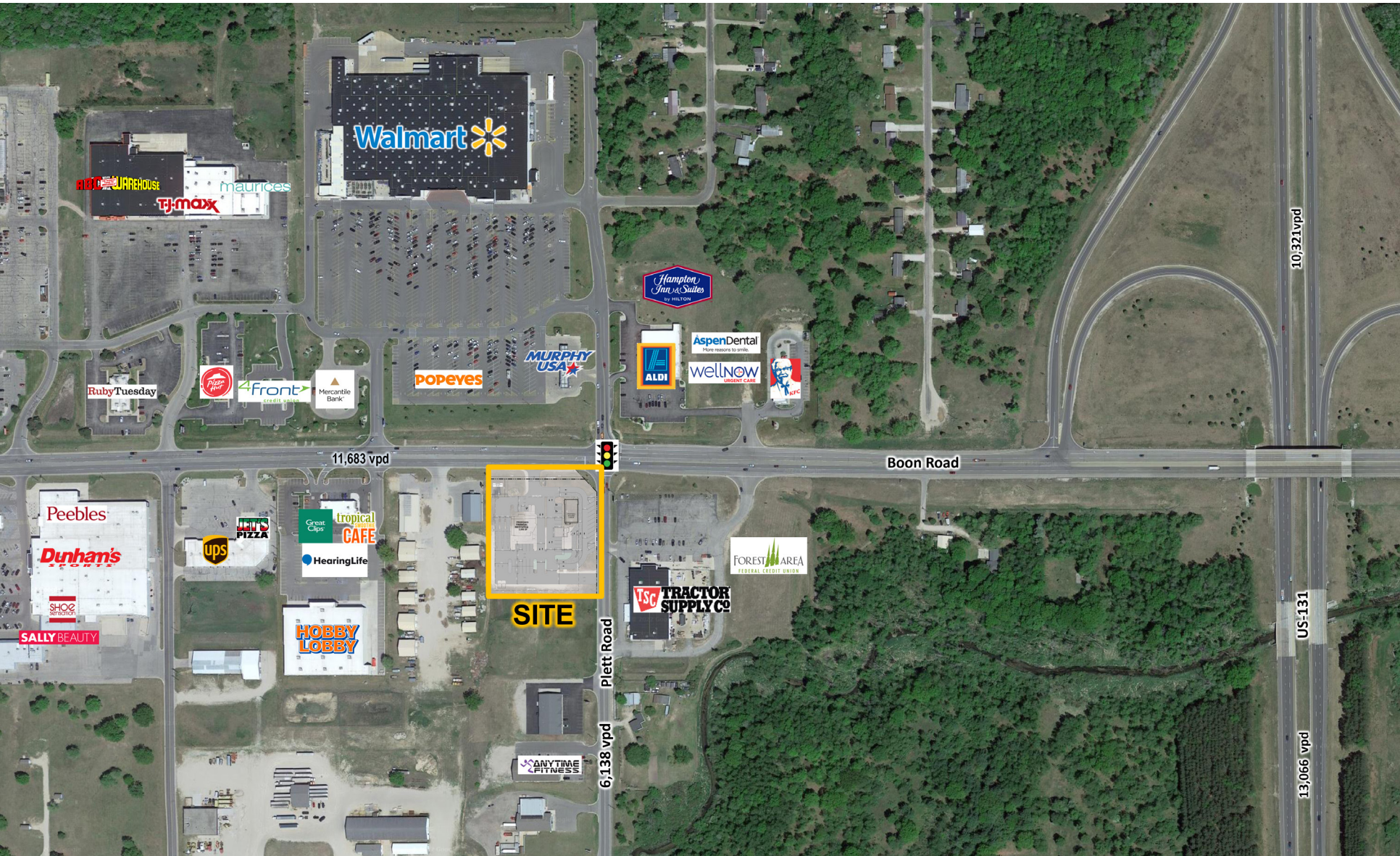
# NEW DEVELOPMENT

8998 34 Road / Cadillac, MI



MID-AMERICA®  
Real Estate-Michigan, Inc.

FOR SALE OR  
FOR LEASE



RETAIL OPPORTUNITY

# NEW DEVELOPMENT



## Address

8998 34 Road  
Cadillac, MI 49601

## Availability

1 - 2.57 Acres

## Features

New development on the southwest corner of E. 34 & Plett Roads across from Walmart, Aldi, TJ Maxx, and Meijer in Haring Township, MI. The property is located at a traffic signal and there's access to both roads. The big box and national retailers for the region are located in Haring Township, which is adjacent to Cadillac, the county seat of Wexford county. There have been a number of new developments on the E. 34 Road corridor including a new freestanding Petco, a 2-tenant building with Aspen Dental & Well Now, and a new multi-tenant strip center leased to Tropical Smoothie Cafe, Great Clips, and Hearing Life.

The property is zoned Commercial. Uses Permitted By Right include drive-thru businesses, gas stations, and car washes, among others.

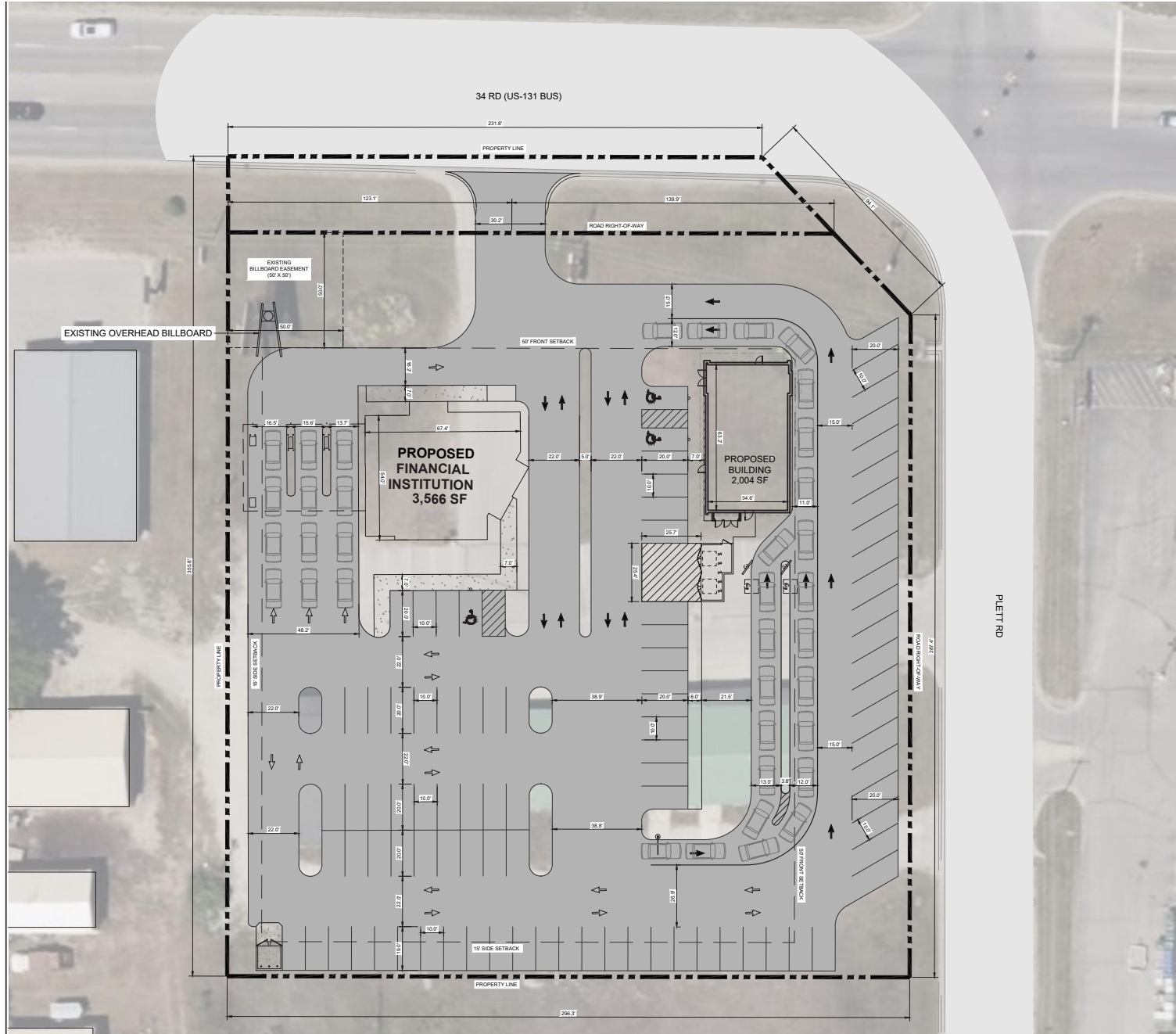
## Area Tenants



## Demographics (2024)

	5 MILE	10 MILES	30 MILES
POPULATION	17,617	31,892	110,349
HOUSEHOLDS	7,329	12,948	44,559
AVG HOUSEHOLD INCOME	\$80,129	\$84,041	\$83,051
DAYTIME POPULATION	24,711	35,126	95,616

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AERIAL